

**PLANNING AND ZONING COMMISSION  
AGENDA**

Tuesday, January 13, 2009

8:00 P.M.

**AUDITORIUM  
Town Hall**

**PUBLIC HEARING**

**Continuation of Public Hearing regarding Amendment of Zoning Map #4-2008, Amendment of Zoning Regulations #8-2008, Site Plan Application #268, Special Permit Application #122-A, Land Filling & Regrading Application #219, lot line revision, Darien Housing Authority, Noroton Avenue, Elm Street, and West Avenue.** Proposing to replace the existing single-family residences and apartment building which now comprise Allen-O'Neill Homes; to amend the DMR Zoning Regulations, and rezone the properties to DMR; abandon the existing Allen-O'Neill Drive; revise lot lines; construct 24 new apartment and townhouse structures containing 116 units of housing; construct one community building; install drainage facilities; and to perform related site development activities. The subject properties are on the east side of Noroton Avenue, approximately 450 feet north of its intersection with West Avenue, and is shown on Assessor's Map #21 as Lots #14, #15, #17, #21, #22, #68-99, #100-107 and are located in the R-1/3 Zone. *PUBLIC HEARING OPENED ON NOVEMBER 25, 2008 AND CONTINUED TO DECEMBER 9, 2008. PUBLIC HEARING MUST CLOSE ON JANUARY 13, 2009, OR AN EXTENSION GRANTED BY THE APPLICANT.*

**GENERAL MEETING (time permitting)**

**Amendment of Land Filling & Regrading Application #200, Jeff Scofield, 65 Goodwives River Road.**

Amendment of previously approved plans.

**Amendment of Special Permit Application #253, Jordan Caterers, 1480 Boston Post Road.**

Modifications to the location of the dumpster area and other items in the rear of the building.

*Discussion, deliberation and possible decision regarding:*

**Land Filling & Regrading Application #220, Amendment of Subdivision Application #513, Carole Spivey, 95 Gardiner Street.** Proposal to provide a separate driveway access to 95 Gardiner Street, rather than the shared driveway with #93 and #97 Gardiner Street previously approved as part of Subdivision Application #513. The subject property is located on the west side of Gardiner Street, approximately 120 feet south of its intersection with Laforge Road, and is shown on Assessor's Map #46 as Lot #77D in the R-1/5 Zone. *HEARING CLOSED 1/6/2009. DECISION DEADLINE: 3/12/2009.*

**Approval of Minutes**

November 25, 2008	Special Meeting
December 2, 2008	General Meeting/Public Hearing
December 9, 2008	General Meeting/Public Hearing

**Any Other Business (Requires two-thirds vote of Commission)**

**ADJOURN.**